

[Go to Previous Minutes and Agendas](#)

## **AGENDA**

### **MANSFIELD PLANNING AND ZONING COMMISSION**

Regular Meeting, Monday, August 7, 2006, 7:30 p.m.  
or upon completion of Inland Wetland Agency Meeting  
Council Chambers, Audrey P. Beck Municipal Building

**Minutes:** 7/17/06, 7/19/06 Field Trip

### **Scheduled Business**

#### **7:35 p.m. Zoning Agent's Report**

- A. Monthly Activity
- B. Enforcement Update
- C. Request for ruling: Non-conforming use at 1728 Stafford Road
  - Report from Director of Planning
- D. Update on Hall site restoration, trailer removal activities
- E. Other

### **Public Hearings**

- A. **7:50 p.m. Public Hearing-** Resubdivision Application, Gifford Estates, to create 2 new lots on Maple and Spring Hill Roads, Spring Valley LLC, applicant, File #1250
  - Reports from Zoning Agent, Assistant Town Engineer, Easter Highland Health District, Assistant Fire Marshal.
- B. **8:15 p.m. Public Hearing-** Special Permit application of the Town of Mansfield for proposed River Park improvements, Plains Road, File #1249
  - Reports from Director of Planning, Assistant Town Engineer, Easter Highland Health District, Assistant Fire Marshal, Director of Public Works.
- C. **8:30 p.m. Public Hearing-**Special Permit Application, Proposed Efficiency Unit at 238 Maple Road, P. Peters, File #1248
  - Reports from Director of Planning, Eastern Highlands Health District.

### **Other Old Business**

- 1. **Consideration of Action on Public Hearing Items listed above**
- 2. **Bonding Issues:**
  - Report from Director of Planning
  - A. Mulwood East, File #1225

- B. Maintenance Bond, Maplewoods, Section 2, Max Felix Drive
- C. Fencing/Landscaping Bone Mill Subdivision, File #1219
  - Letter from S. Cyr
- D. Other
- 3. **Review of Potential Presentation by the Green Valley Institute on Open Space Subdivisions**
  - Report from Director of Planning
- 4. **6/2/06 Letter from J. Spears RE: Storage areas- Colonial Townhouse Apartments, Foster Drive**
  - Report from Director of Planning
- 5. **PZC proposed revisions to the Zoning Regulations File #907-28**
- 6. **Eastern CT. State University Parking Garage/Softball field relocation project**
  - Report from Director of Planning
- 7. **Potential Revisions to PZC/IWA Fee schedule**
  - Awaiting staff report
- 8. **CCM information packet RE: Request for information on Political Signs**
- 9. **Other**

#### **New Business**

- 1. **Proposed tree removal at 21 Summit Road File #1010-2**
  - Report from Director of Planning
- 2. **New Special Permit Application, Proposed E.O. Smith High School classrooms at 85 Depot Road , Regional School District #19 applicant, File #1251**
- 3. **Reconsideration of Condition #8 of the Hall Gravel Removal renewal as approved on 7/17/06. File #910-2**
  - Memo from Director of Planning
- 4. **Other**

#### **Reports from Officers and Committees**

- 1. Chairman's Report
- 2. Regional Planning Commission
- 3. Regulatory Review Committee (next meeting scheduled for Wednesday, September 6, 2006 at 2:00p.m.)
- 4. Other

#### **Communications and Bills**

- 1. Notice: Cancellation of August 21, 2006 Meeting

2. Notice: 8/9/06 ZBA Applications
3. Notice Mansfield Four Corners Sewer Facilities Study
4. 7/24/06 Memo from Town Manager to Town Council RE: Pudding Lane property of Meadowbrook Lane LLC.
5. 7/10/06 Memo from Assistant Town Manager RE: Town Newsletter/Communicating with Public
6. CCM Housing Newsletter: List of Municipalities exempt from Affordable Housing Appeal Procedure
7. CT. Siting Council applications to modify existing antennas on UConn Campus telecommunication towers
8. 7/7/06 WINCOG Director's Report
9. July 06 Landscape Architecture article "why suburbs will never have tall trees"
10. Notice of 8/8/06 Town/University Relations Committee
11. Other